

327 Damiana Avenue, Clyde North, Vic 3978

House For Sale

Tuesday, 25 June 2024



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Bedrooms: 4

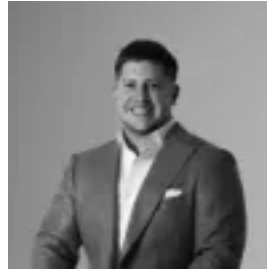
Bathrooms: 2

Parkings: 2

Type: House



Adam Keleher
0300008524



Justin Engelke
0300008524

\$723,000 Fixed Price & Full Turnkey Inclusions

Everything is included in our Turnkey Home and Land Packages - No Surprises, No Gimmicks, the way it should be. A fixed price with move-in ready inclusions inside and out! This Turnkey package includes:- All site costs are fixed up front into the price.- Landscaping to front: Includes a dripper irrigation system with a battery-operated timer.- Rear landscaping: Includes mulched garden beds, turf, topping, and dripper system.- Fencing: Full share fencing to sides and rear boundaries, side gate.- Coloured concrete driveway.- Fold away clothesline with a coloured concrete pad.- Concrete letterbox to suit house type and meet estate design guidelines.- Timber laminate flooring, carpet, and tiles to wet areas.- Heating and Cooling.- Holland blinds throughout.- Flyscreens to all windows.- As Displayed Full Turnkey Move in Ready inclusions and Fixed Price.- Fixed Site Cost.- Landscaping Package (Front and rear) - Fencing to meet Design Guidelines.- 2550mm Ceilings.- 900mm Appliances.- 20mm Stone Bench Tops to Kitchen.- Tiled Shower Bases.- Downlights Throughout.- Sliding flywire doors x 2.- Stainless steel 900mm Kitchen appliances.- Stainless dishwasher.- Stone benchtops to kitchen.- Tiled shower bases.- Alarm system including sensors and keypad to entry.- Bushfire Attack 12.5 if required.- Re-establishment survey of the block if required.- Gold, Black, or Chrome tapware to kitchen.- Council infrastructure levy if required.- Brickwork above all windows and doors instead of FC Sheet (excludes above garage door).- Facade render when required for Developer Approval.- All Developer requirements.- Temporary fencing during build.- All Occupational Health & Safety build requirements.

Experience this thoughtfully designed home offering a harmonious blend of style and functionality. This floor plan features four generously sized bedrooms, including a luxurious master suite with an ensuite and walk-in robe. At the heart of the home lies an open-plan kitchen, meals, and family area, with a walk-in pantry and central island bench. Additional highlights include a separate laundry, centrally located bathroom, convenient powder room, and a double garage with internal access. Designed with contemporary finishes and thoughtful touches, this home ensures a stylish, low-maintenance lifestyle, perfect for modern families.

Discover a new standard of living at Verve Estate in Clyde North, Victoria. Here's why Verve Estate is the ideal choice for homebuyers seeking a harmonious blend of modern convenience and natural beauty:

Prime Location: Situated in the vibrant suburb of Clyde North, Verve Estate offers unparalleled accessibility to schools, shopping centres, dining options, and public transport, ensuring everything you need is just a short distance away.

Scenic Beauty: Embrace the serene lifestyle amidst lush green landscapes and open spaces. Verve Estate provides a peaceful retreat where residents can escape the urban hustle and enjoy the tranquil beauty of nature.

Family-Friendly Environment: Designed with families in mind, Verve Estate features safe streets, ample green spaces, and recreational facilities. Children can explore playgrounds, cycle along tree-lined paths, and grow up in a secure and welcoming neighbourhood.

Modern Amenities: Experience contemporary living with Verve Estate's range of amenities, including landscaped parks, walking trails, BBQ areas, and fitness facilities. Whether you want to relax or stay active, there's something for everyone.

Educational Excellence: Families at Verve Estate benefit from proximity to top-rated schools, childcare centres, and educational institutions, ensuring quality education for children without long commutes.

Community Spirit: Verve Estate fosters a strong sense of community where neighbours connect through events, celebrations, and social gatherings. It's more than just a place to live; it's a place to belong.

Convenient Shopping: Enjoy easy access to shopping centres and retail precincts. From grocery stores to boutique shops, Verve Estate ensures that everyday errands are hassle-free and enjoyable.

Our Turnkey Process:

1. Meet & Brief - We get to know you and understand your new home goals, then we get to work.
2. Options - We ensure this design or another meets your needs perfectly. We share with you which estates are currently representing the best value whilst offering capital growth potential and best liveability and source the best block for you.
3. Solution - We show you a display home with full "as displayed" turnkey inclusions and then price your build with "as displayed" turnkey inclusions inside and out, and fix the price. The way it should be! Avoid expensive mistakes and enjoy a new way of building. Reach out for more info.